

LASTER BRITTANY & CLARENCE
97378 BLUFF VIEW CIR
YULEE, FL 32097

42-3N-28-1870-0025-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 50

Exterior Wall30VINYL 50

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 50

Interior Floo14CARPET 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms6100

Bathrooms4.5100

Frame Stories02WOOD FRAME 100

Units2.100

Occupancy00NONE 100

Quality01Quality Level 01

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4063.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS2,0141002,014209,732

FGR6285534535,927

FOP11430343,540

FOP24030727,498

FUS2,3601002,360245,763

PTO1,1825596,144

STR51105521

TOTALS6,5894,889509,125

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100201320133963,360

20812CONCRETE C0100001,380.00SF4.004.00100201320133945,189

30476VF 6 SBPL010000176.00LF32.0032.00100201420143874,900

40861POOL GUNIT010000600.00SF85.0085.001002017201738442,840

50871POOL HTR R0100001.00UT2,000.002,000.00100201720173781,560

60911SCRN RM A0100001,200.00SF17.5017.501002017201737816,380

70600SUMMER KIT0100001.00UT5,000.005,000.00100201720173783,900

LAND DESCRIPTIONTOTAL OB/XF78,129

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPPTH FACT% CONDDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000116CSFR MARSH100RSF-10.000.001.00LT1.001.001.0075,000.0075,000.0075,000

REVIEW DATE02/22/2024BY DJATotal Acres: 0.00Total Land Value: 75,000Market: 0Agricultural: 0Common: 75,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYB EYBECONFNCTNORM% COND

0900014,88987.4620109.33534,51420132013004.7595.25

1 SNGL FAM - 100% - 2023Heated Area: 4374HX Base Yr 2023

PTO 2017

FOP 2013

BAS 2013

FGR 2013

FUS 2013

STR 2014

BLD DATE03/03/2023NW

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

06/15/2023MLU

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE509,125

TOTAL MARKET OB/XF VALUE78,129

TOTAL LAND VALUE - MARKET75,000

TOTAL MARKET VALUE662,254

SOH/AGL Deduction852

ASSESSED VALUE661,402

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE611,402

TOTAL JUST VALUE662,254

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE642,138

PERMIT NUMDESCRIPTIONAMTISSUED

B1707569SCRN ENCLSRE27,91912/01/2017

B1706992SWIM POOL82,50008/04/2017

B1327013CO ISSUED009/24/2013

B1327013NEW CONSTR003/01/2013

B24888NEW CONSTR278,51207/01/2011

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2583/07658/02/2022WDQI01785,000

GRANTOR:MICKLER JUDD P & KIMB

GRANTEE:LASTER BRITTANY & C

1883/04159/30/2013WDQI02307,700

GRANTOR:D R HORTON INC

GRANTEE:MICKLER JUDD P & KI

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2017] N23 W4 S16 W18 N7 U5 L5 W11 N11 W10 L24 D2 D28 R6 E18 N12 E20 S12 E28\$ BAS=[YR=2013] W28 FOP=[YR=2013] N12 W20 S12 E20 \$ W20 S48 FOP=[YR=2013] S6 E19 FGR=[YR=2013] S5 E10 S1 E19 N22 W29 S16 \$ N6 W19 \$ E19 N10 E29 N38 \$ PTR=E30 FUS=[YR=2013] E48 S54 W17 S2 W12 N18 STR=[YR=2014] N3 E5 N9 E3 S12 W8\$ E8 N12 W3 S9 W12 S13 W12N48 \$ W30 \$.